Building Program Management Committee Meeting
MEETING SUMMARY
Thursday, September 21, 2010
3:00 p.m., HLRC, 4th Floor

Present: Aracely Aguiar, Karen Burzynski, Eloise Crippens (alternate for O. Shewfelt), Adrienne Foster, Judith-Ann Friedman (alternate for R. Sprague), Allan Hansen, Betty Jacobs (alternate for A. Taylor), Sheila Jeter-Williams, Rose Marie Joyce, Jeffrey Lee, Ahmed Mohsin, John Oester, Betsy Regalado, Abel Rodriguez, Jane Witucki

Resources: Steven Jacobson, Phillip Vogt, James Walker

Guests: Mary-Jo Apigo, Siraze Bawa, William Diaz, Rachel Escobar, Alexandre Johnson, Fran Leonard, Michelle Long-Coffee, Mister Searcy, Scott Stamler, Vidya Swaminata,

The meeting was called to order at 3:11 p.m.

1. Student Union

A. Mohsin and B. Regalado did the Student Union presentation.

The Student Union consists of ASO and Student Health Center, and it was not part of the Measure J project. They were originally programmed to be in the Student Services Building (SSB) with ASO on the first floor and Health Center on the third floor. In 2007, there was an opportunity to revisit the SSB floor plan while it was still in the DSA process. During the review process the following problems were discovered:

- Insufficient space allocation for ASO: They are currently occupying approximately 4,000 sq. ft.; however, only 2,000 sq. ft. had been allocated in SSB.

- Lack of plumbing system in Health Center area: State regulations required the Health Center to be provided with plumbing; however, it was not included in the floor plan. By this time, the Health Center has been providing types of services which include health clinic and psychological health services. The center will have to be moved to maintain compliance with the regulations.

Upon the discovery, programs shifting was done. Recommendation was forwarded to BPMC in Spring '07 to pull out ASO and the Health Center from SSB programming and build a stand-alone facility within proximity of SSB. The recommendation was supported by BPMC; however, a stand-alone building was contingent to fund availability.
A. Mohsin went over the ASO’s proposals that include ASO mission, components, guiding principles for decision, and the two proposed options as follows:

1. **Build an independent Design-build building or a Butler building at 5,000 sq. ft. for ASO and relocate the Health Center to TLC, CE or other location. (Est. cost: $3M for new building and $2M for a Butler-style building plus $150,000 in FF&E.)**

2. **Move ASO into the allocated space for Bookstore in SSB (4,021 sq. ft.) and relocate Health Center to TLC, CE or other location. Bookstore, the Paws, reprographic and mailroom will be relocated to the Science (SC) Building.**

   Because SC is an older building, renovation plan will have to go through DSA. Estimated cost for a full renovation to SC is $1.8M. With this plan, two Allied Health labs will need new locations, and the cost to relocate them is approximately $400,000.

Bookstore area in the SSB is considered inadequate. The space will only provide Bookstore with 2/3 of their previous location in A8. When planning for bookstore’s storage needs for the future, electronic books should be considered.

A. Mohsin spoke on behalf of the students urging support for building an independent space for ASO. He pointed out that the students had supported the college and the SEIR when needed, and their support will always be there in the future. The college should recognize the need for a student facility where they can feel welcomed and be part of the campus. A number of students, faculty and staff have signed a petition in support of ASO’s request.

**TASK:** The committee requested Turner to provide cost estimate for the possibility of Health Center going in the area vacated by computer science of the CE Building and the cost for a larger Butler-style building that can include the Health Center.

A concern was brought up that any new changes made to the SSB will again prolong the opening of the building. Turner recommended that any new changes be made as follow-up projects to avoid delay in the building opening. In putting together their recommendations, the committee was encouraged to look at all of the pieces as a whole and to make sure that all the pieces fit together.

2. **Jefferson Entrance and Campus Signage**

M. Long-Coffee distributed and went over a proposal on improving campus signage in place of the Jefferson Arch. The current signage on campus, although had improved, is still not adequate in providing clear directions for students who are trying to find their classes. Requests for an allocation for signage in each building project had been put forward; however, for unknown reason, they were never included in the budget.

Three suggested signage styles were presented: free standing concrete, lettering, and plaque. The estimated cost comes out to $1.2M which will cover new signage for the following: $500,000 for FA, HLRC, MSA and B, CE, LS, ATA and B, PE Buildings; and $700,000 for new entrance signs on Jefferson and Overland. The style of signage for the buildings will depend on the ground location.
The college entrance signs will be a 6-ft. concrete base with back-to-back LCDs that will display events, etc. This entrance sign will be lower in cost compared to the Jefferson Arch. The building naming issue was briefly discussed.

3. **Utility Infrastructure**

A. Hansen went over the handout on the utility infrastructure. Conduits, piping, etc. were put in as part of the A/AA projects; however, the approval of Measure J projects requires an upgrade to the existing system, so it can support new buildings such as Watson and Allied Health and Wellness Buildings.

Three options for the central plant piping and electrical distribution upgrade were presented with option 3, which is the most cost efficient, as the preferred solution. Cost for option 3 is approximately $990,000 that will allow for installation of additional piping to be connected to the current one and will create an efficient looping water circulation system. The system will connect MSA/B, GCB, SSB, and TLC buildings. Stand-alone air conditioning units will be purchased for buildings that are not connected to the central plant. The cost to purchase these units will still be more cost efficient than doing a full upgrade as described in option 1.

The current electrical distribution system was upgraded 15 years ago and still in a good condition, and additional substations will not be required at this time.

4. **North Parking**

J. Oester distributed the proposal on North Parking and went over the information. He proposed that the committee support the development of the structure. One of the advantages of having the structure is that there will be sufficient spaces for students and employees all year round. It is projected that in year 2014-15, the parking need will be at 1,601, and 1,908 in 2021-22. Without the North Parking, the college will have barely more than enough parking for everyone which will not provide much leeway for the first few weeks of the semester. Parking and traffic flow are one of the problem issues with the surrounding neighbors.

The presentations were completed and the meeting was adjourned at 5:16 p.m. The next meeting will be held on Thursday, September 23, 2010, at 1:00 PM in HLRC, 4th Floor.